



Legislation Details (With Text)

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Title: Resolution to Petition the State of Michigan Boundary Commission to Annex Various Parcels from the Charter Township of Ann Arbor

Sponsors:

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Attachments: 1. 6/13/11 Annexation Memo, 2. 2014 annexations, 3. Attachment - 2020 Dexter Avenue Petition Annex - Council Resol_NEW.pdf, 4. Attachment - 2106, 2200 Dexter Avenue and I-09-30-250-007 Petition Annex - Council Resol_NEW.pdf, 5. Attachment - 2099 Thaler Avenue Petition Annex - Council Resol_NEW.pdf, 6. Attachment - US-23 East of Earhart Rd Petition Annex - Council Resol_NEW.pdf, 7. Attachment - 2997 Fuller Road Petition Annex - Council Resol_NEW.pdf, 8. Attachment - 2001 Dhu Varren Road Petition Annex - Council Resol_NEW.pdf, 9. Attachment - 1101 W Huron River Dr Petition Annex - Council Resol_NEW.pdf, 10. Attachment- 561 S. Maple Petition Annex - Council Resol_NEW, 11. Attachment - Wickfield Court and 2004 Pontiac Trail Petition Annex - Council Resol_NEW.pdf

Date	Ver.	Action By	Action	Result
10/20/2014	1	City Council	Held and Closed	
10/20/2014	1	City Council	Approved	Pass

Resolution to Petition the State of Michigan Boundary Commission to Annex Various Parcels from the Charter Township of Ann Arbor

Attached is a resolution authorizing the Community Services Area Administrator to act on behalf of the City to petition the State of Michigan Boundary Commission for annexation of various parcels from the Charter Township of Ann Arbor.

On September 19, 2011, City Council directed staff to begin a strategic process of gradually annexing township island parcels in the City’s ultimate utility service area. The resolution directed staff to initiate the annexation of properties owned by utility companies, publicly owned parcels, and clusters of township islands within the ultimate service boundary area (see attached memo for background).

Since City Council passed the annexation resolution, a staff team has met regularly to identify those parcels to be annexed first and to develop the procedures for annexing township parcels into the City. City staff has identified six utility owned parcels, two small clusters of privately owned township parcels, one single family parcel, and the rear yard of a single-family home. City Staff has informed property owners about this City initiated annexation process.

Various parcels that are proposed to be annexed are as follows:

Residential

2020 Dexter Avenue, 0.57 acres owned by Mary E. Mandeville
2106 Dexter Avenue, owned by Bruce Janiszewski
2200 Dexter Avenue, owned by William & Christina Levleit
Vacant Parcel (I-09-30-250-007), owned by Bruce Janiszewski
(2106 Dexter, 2200 Dexter and Vacant Parcel I-09-30-250-007 have a combined residential parcels total of 2.1 acres)
2099 Thaler Avenue, 0.19 acres, owned by Tom & Ellen Gryniewicz

Utility Owned

US-23, East of Earhart Road (parcel 1-03-23-18-004), 0.13 acres owned by Michigan Bell Telephone Company
2997 Fuller Road, 0.77 acres, owned by DTE Electric Company
2001 Dhu Varren Road, 12.84 acres, owned by DTE Electric Company
1101 W. Huron River Drive, 0.70 acres, owned by DTE Electric Company
561 S. Maple Road, 0.76 acres, owned by DTE Electric Company

Backyards of the following residential parcels and a utility parcel (2004 Pontiac Trail) totaling 1.45 acres:

845 Wickfield Court, owned by State of Michigan
849 Wickfield Court, owned by L M Franklin
855 Wickfield Court, owned by Dorthy L Arnett
859 Wickfield Court, owned by State of Michigan
865 Wickfield Court, owned by Samuel Scott Vail
869 Wickfield Court, owned by Heather Branton
875 Wickfield Court, owned by Thomas J Dowds
879 Wickfield Court, owned by Pamela Jane Dixon
885 Wickfield Court, owned by Katherine M Whitney
889 Wickfield Court, owned by Rachel Forringer
2004 Pontiac Trail, owned by DTE Electric Company

Staff is requesting that Council authorize the Community Services Area Administrator to act on behalf of the City to submit annexation petition materials to the State of Michigan Boundary Commission for the properties listed above.

Subject to City Council approval of this resolution, Staff will submit the application material to the State Boundary Commission. Boundary Commission staff will then process the application which includes staff review, Boundary Commission meeting, public hearing in Ann Arbor, and final decision. Property owners affected will be notified of the Boundary Commission public hearing. The hearing will take place in Ann Arbor and will include an opportunity for public comment.

Attachments: Nine State Boundary Commission Annexation Petitions, one for each parcel or cluster of parcels listed with legal descriptions in the Resolution, and each including a location map of the parcel(s) proposed for annexation
Prepared By: Jeff Kahan, City Planner
Reviewed By: Wendy L. Rampson, Planning Manager
Sumedh Bahl, Community Services Area Administrator

Whereas, Currently there are properties in the Charter Township of Ann Arbor, Washtenaw County, that exist as township islands surrounded by lands within the jurisdictional boundaries of the City of Ann Arbor;

Whereas, Annexation of these township islands is necessary to eliminate confusion regarding jurisdiction for law enforcement, fire and other services and to improve the efficiency of services to these properties and the City of Ann Arbor desires to proceed with annexation for those reasons;

Whereas, The Charter Township of Ann Arbor, by agreement with the City of Ann Arbor dated February 1, 1994, as amended on October 22, 2004, has previously agreed that these township islands are part of the territories within and/or on touching the boundaries of the City of Ann Arbor that should be annexed and become a part of the City of Ann Arbor; and

Whereas, The boundaries of the territories to be annexed are described as follows:

- 1) I-09-30-250-004 (2020 DEXTER AVE)

COMMENCING AT THE NORTH 1/4 CORNER OF SECTION 30, TOWN 2 SOUTH, RANGE 6 EAST, TOWNSHIP OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN, AND PROCEEDING THENCE NORTH 89°36'50" WEST 584.70 FEET ALONG THE NORTH LINE OF SAID SECTION 30; THENCE SOUTH 00°21'20" EAST 709.97 FEET; THENCE NORTH 72°32'30" WEST 109.32 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00°23'30" WEST 207.1 FEET; THENCE ALONG THE NORTHERLY RIGHT OF WAY LINE OF DEXTER AVE. NORTH 72°32'30" WEST 105.62 FEET; THENCE NORTH 00°27'30" EAST 267.34 FEET; THENCE SOUTH 89°29'20" EAST 100.33 FEET; THENCE SOUTH 00°23'30" WEST 91.46 FEET TO THE POINT OF BEGINNING, BEING PART OF THE NORTHWEST 1/4 OF SAID SECTION 30, CONTAINS 0.57 OF AN ACRE, SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

- 2) I-09-30-250-006 (2106 DEXTER AVENUE)
I-09-30-250-005 (2200 DEXTER AVENUE)
I-09-30-250-007 (VACANT DEXTER AVENUE)

COMBINED LEGAL DESCRIPTION

COMMENCING AT THE NORTH ¼ CORNER OF SECTION 30, TOWN 2 SOUTH, RANGE 6 EAST, TOWNSHIP OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN, AND PROCEEDING THENCE ALONG THE NORTH LINE OF SAID SECTION 30, NORTH 89° 36'50" WEST 1102.80 FEET; THENCE SOUTH 00°42'10" WEST 346.24 FEET, TO THE POINT OF BEGINNING; THENCE SOUTH 87°47'41" EAST 178.78 FEET; THENCE SOUTH 00°36'38" WEST 160.89 FEET; THENCE SOUTH 72°18'06" EAST 47.05 FEET; THENCE SOUTH 00°26'51" WEST 295.89 FEET, TO THE NORTH LINE OF DEXTER AVENUE (66 FEET WIDE); THENCE NORTH 72°29'03" WEST 234.91 FEET; THENCE NORTH 00°42'10" EAST 407.26 FEET, TO THE POINT OF BEGINNING. CONTAINING 2.1± ACRES.

- 3) 2099 THALER

LOT 88, "BOULEVARD MANOR" AS RECORDED IN LIBER 8 OF PLATS, PAGE 22, OF THE WASHTENAW COUNTY RECORDS, AND THE A PORTION OF VACATED CAROLINA

AVENUE BOUNDED BY THE SOUTHERLY AND NORTHERLY LINES OF SAID LOT 88 EXTENDED TO THE EASTERLY RIGHT OF WAY LINE OF CAROLINA AVENUE. ALSO DESCRIBED AS COMMENCING AT THE SOUTHEAST CORNER OF SAID PLAT; THENCE ALONG THE EAST LINE OF SAID PLAT N04°49'W 254.32 FEET TO THE POINT OF BEGINNING; THENCE S76°25'27"W 162.47 FEET; THENCE N09°09'41"W 49.87 FEET; THENCE N76°33'38"E 166.02 FEET; THENCE S04°49'E 49.88 FEET TO THE POINT OF BEGINNING, BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 30, ANN ARBOR TOWNSHIP, WASHTENAW COUNTY, MICHIGAN AND CONTAINS 0.19 OF AN ACRE OF LAND, SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

4) US-23, EAST OF EARHART ROAD (PARCEL I-09-23-180-004)

A PARCEL OF LAND IN PART OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, MICHIGAN, DESCRIBED AS: COMMENCING AT THE EAST QUARTER POST OF SAID SECTION; THENCE ALONG THE EAST AND WEST QUARTER LINE OF SAID SECTION S89°31'W 674.21 TO THE POINT OF BEGINNING; THENCE N00°09'20"W 129.84 FEET; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY RIGHT OF WAY OF US-23 156 +/- FEET; THENCE ALONG THE EAST AND WEST QUARTER LINE OF SAID SECTION N89°31'00"W 84 +/- FEET TO THE POINT OF BEGINNING, CONTAINS 0.13 OF AN ACRE, SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

5) 2997 FULLER ROAD

COMMENCING AT THE WEST ¼ POST OF SECTION 26; THENCE N1°05'W 52.45 FEET IN THE WEST LINE OF SECTION 26; THENCE S33°48'W 669.26 FEET; THENCE S56°53'E 584.20 FEET IN CENTER OF ROAD FOR PLACE OF BEGINNING; THENCE S56°53'E 184.92 FEET; THENCE S23°31'30"W 177.35 FEET; THENCE N54°22'30"W 208.03 FEET; THENCE N30°50'E 165.92 FEET TO POINT OF BEGINNING; BEING PART OF THE SOUTHEAST ¼ OF SECTION 27, & SOUTHWEST ¼ OF SECTION 26, TOWNSHIP 2 SOUTH, RANGE 6 EAST; CONTAINS 0.77 ACRES OF LAND.

6) 2001 DHU VARREN ROAD

BEGINNING AT THE SOUTH EAST CORNER OF SECTION 9; THENCE WEST 561.78 FEET IN SOUTH LINE OF SECTION; THENCE N38°48'20"W 857.95 FEET; THENCE S89°40'30"E 1126.28 FEET; THENCE S2°20'40"W 662.49 FEET IN EAST LINE OF SECTION TO PLACE OF BEGINNING; BEING SITUATED IN SOUTHEAST ¼ OF SECTION 9, TOWNSHIP 2 SOUTH, RANGE 6 EAST; CONTAINS 12.84 ACRES OF LAND.

7) 1101 W. HURON RIVER DRIVE

COMMENCING AT WEST ¼ POST OF SECTION 17; THENCE EASTERLY 353.49 FEET IN EAST AND WEST ¼ LINE; THENCE DEFLECTING 78°35'30" LEFT 471.86 FEET FOR PLACE OF BEGINNING; THEN CONTINUE IN SAME LINE 226.70 FEET; THEN DEFLECTING 20°30' TO THE RIGHT 174.65 FEET; THENCE DEFLECT 77°41' RIGHT 160.0 FEET IN THE SOUTHWESTERLY LINE OF HURON RIVER DRIVE; THEN DEFLECTING 90° RIGHT 361.25 FEET TO PLACE OF BEGINNING; BEING IN THE NORTHWEST ¼ OF SECTION 17, TOWNSHIP 2 SOUTH, RANGE 6 EAST; CONTAINS 0.70 OF AN ACRE OF

LAND.

8) 561 S. MAPLE ROAD

COMMENCING AT THE EAST 1/4 CORNER OF SECTION 25, TOWNSHIP 2 SOUTH, RANGE 5 EAST, THENCE S00°07'30"E 936.94 FEET ALONG THE WEST LINE OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 6 EAST FOR A PLACE OF BEGINNING; THENCE N89°58'30"E 299.7; THENCE S00°07'30"E 110.00 FEET; THENCE S89°58'30"W 299.7; THENCE N00°07'30"W 110.00 FEET ALONG THE WEST LINE OF SAID SECTION 30 TO THE PLACE OF BEGINNING, BEING PART OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 6 EAST, CONTAINING 0.76 OF AN ACRE OF LAND.

9) 845, 849, 855, 859, 865, 869, 875, 879, 885, and 889 WICKFIELD COURT AND 2004 PONTIAC TRAIL

A PARCEL OF LAND BEING SITUATED IN THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 2 SOUTH, RANGE 6 EAST, ANN ARBOR TOWNSHIP, WASHTENAW COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 16; THENCE ALONG THE NORTH AND SOUTH 1/4 LINE OF SAID SECTION 16 N01°04'30"E 287.5 FEET TO THE POINT OF BEGINNING ALSO BEING THE NORTHEAST CORNER OF LOT 17, STARWICK HEIGHTS NO. 2 SUBDIVISION AS RECORDED IN LIBER 11 OF PLATS PAGE 50, WASHTENAW COUNTY RECORDS, THENCE ALONG THE NORTH LINE OF SAID SUBDIVISION S86°13'40"W 659.9 FEET TO THE NORTHWEST CORNER OF LOT 8; THENCE S03°46'20"E 56.00 FEET; THENCE ALONG THE NORTH LINE OF SAID SUBDIVISION S86°13'40"W 309.03 FEET; THENCE N15°29'03"E 112.28 FEET; THENCE N86°13'40"E 934.26 FEET; THENCE ALONG SAID NORTH AND SOUTH 1/4 LINE S01°04'30"W 50.00 FEET TO THE POINT OF BEGINNING. CONTAINS 1.45 ACRES OF LAND. SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

RESOLVED, That petitions should be submitted to the State Boundary Commission to consider the annexation of the territory described above, located in the Charter Township of Ann Arbor, Washtenaw County, in accordance with the provisions of the 1909 PA 279 (Home Rule City Act; MCL 117.9), as amended, the provisions of 1983 PA 136 (Charter Township Act; MCL 42.34), as amended, and the provisions of 1968 PA 191 (Boundary Commission Act; MCL 123.1001 to 123.1020), as amended; and

RESOLVED, That the City Administrator, City Attorney and City Clerk be and are authorized to proceed with such petitions, to execute all required documents and to take all other administrative actions necessary to pursue and complete the petitions process and annexation.